

**NOTICE OF INTENT TO AMEND THE
RULES AND REGULATIONS GOVERNING ZONING IN SHERIDAN COUNTY, WYOMING
PROVIDING FOR THE ESTABLISHMENT OF A TRADITIONAL NEIGHBORHOOD OVERLAY DISTRICT
AND STANDARDS RELATING THERETO**

Wyo. Stat. §§ 18-5-201 to 18-5-208 authorize Sheridan County to promote the public health, safety, morals and general welfare of the county by regulating and restricting the location and use of buildings and structures and the use, condition of use or occupancy of lands for residence, recreation, agriculture, industry, commerce, public use and other purposes.

Policy 6.1 d. of the Sheridan County Comprehensive Plan supports reinforcement of traditional neighborhood patterns by providing mechanisms that encourage the perpetuation of extension of traditional neighborhood designs in areas platted in the late 19th and early 20th centuries.

On July 6, 2017, pursuant to Section 29.C. of the Rules and Regulations Governing Zoning in Sheridan County, Wyoming, the Sheridan County Planning & Zoning Commission initiated proceedings to amend said Rules, and held a public hearing on September 7, 2017 to receive public comment, and thereafter certified its unanimous recommendation to the Board to approve the proposed amendments.

The purpose of the proposed amendments are 1) to establish a Traditional Neighborhood Overlay Zone for the unincorporated areas of Sheridan County platted as: Town of Parkman, Parkman Addition, Mattox Addition, Town of Big Horn, Downers Addition, Sayer Subdivision, Woods Addition, Woods Subdivision of Block 9, Town of Ucross, Town of Model, Town of Arvada, Arvada 1st Addition and Arvada 2nd Addition, 2) reducing the minimum yard (setback distance) requirements, as are currently prescribed, within the proposed Traditional Neighborhood Overlay Zone for residential dwellings, detached garages, detached accessory dwellings and accessory structures, and 3) setting forth exceptions from the rules.

The Board hereby gives public notice of its intent to amend the *Rules and Regulations Governing Zoning in Sheridan County, Wyoming* as proposed by the Planning and Zoning Commission. Copies of the proposed amendments are available from the Sheridan County Commissioners' Office or County Public Works Department, 224 S. Main Street, Sheridan WY. They may also be viewed on the county web site: www.sheridancounty.com.

The Board of County Commissioners shall hold a public hearing to receive oral comments on the proposed amendments on November 7, 2017 at 9:00 a.m. in the Commissioners Board Room, second floor of the County Courthouse, Sheridan WY. All interested persons may submit written comments to the Public Works Department, 224 S. Main Street, Sheridan WY 82801, no later than November 3, 2017.

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Bill:

**Board of County Commissioners
224 S. Main St.
Sheridan, WY 82801**